



GLENLAKE

DYNAMIC MIXED-USE EXPERIENCE
WITH PRIME RETAIL AVAILABILITIES

4141 PARKLAKE AVE • RALEIGH, NC 27612



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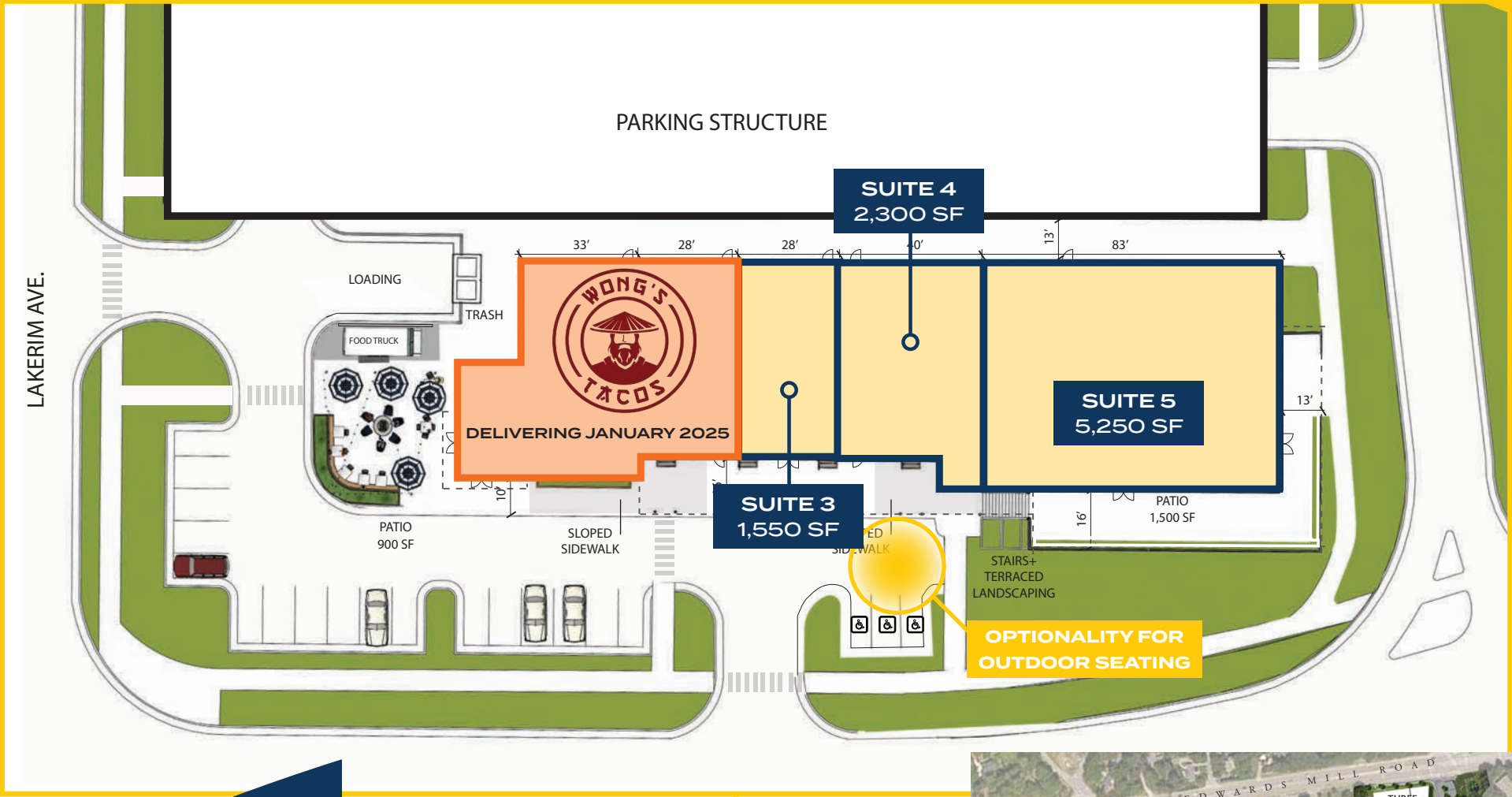
PROPERTY HIGHLIGHTS

OVER 25,000 SF OF RETAIL SPACE

- Rare West Raleigh retail opportunities in a high-profile mixed-use project with over 1MSF of existing office space
- Three availabilities ranging from 1,550 SF to 5,250 SF
- Affluent \$137K avg HH incomes (*one mile*)
- Surrounding housing values range from \$500K to \$2M+
- 20,000 VPD on Edwards Mill Rd and 72,500 VPD on Glenwood Ave

2023 DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION	9,654	74,573	228,173
HOUSEHOLDS	5,317	35,574	104,912
AVERAGE HH INCOME	\$137,035	\$148,726	\$127,827
DAYTIME POPULATION	15,539	102,758	334,885

SITE PLAN & RETAIL AVAILABILITIES



RETAIL ROW PROJECT PHOTOS



CROOKED HAMMOCK BREWERY LEASED



To RDU International
Airport 10.7 Miles

37,500 VPD

The Container Store

CRABTREE TERRACE

WESTIN
HOTELS & RESORTS

Perry's
STEAKHOUSE & GRILL

Fidelity
INVESTMENTS

20,000 VPD

72,500 VPD

GLENLAKE

CRABTREE VALLEY MALL

macy's OLD NAVY belk
J.CREW BANANA REPUBLIC LOFT Apple
GAP ATHLETA H&M
BARNES & NOBLE BAILEY'S
BOOKSELLERS FINE JEWELRY
ANN TAYLOR

NORTH HILLS

TARGET Harris Teeter
Total Wine SPIRITS • BEER & MORE
REGAL ENTERTAINMENT GROUP KREI THE CAPITAL
ANTHROPOLOGIE

120,000 VPD

OLDE RALEIGH VILLAGE

Harris Teeter
YOUR NEIGHBORHOOD MARKET
STARBUCKS
COFFEE

97,500 VPD

25,000 VPD

CAROLINA
COUNTRY CLUB

To Village District
4.7 Miles

GLENWOOD VILLAGE

Harris Teeter
YOUR NEIGHBORHOOD MARKET

To Downtown
Raleigh 6.6 Miles



GLENLAKE

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